

# 547 TOCCOA RIVER LN, MINERAL BLUFF, GA 30559, USA

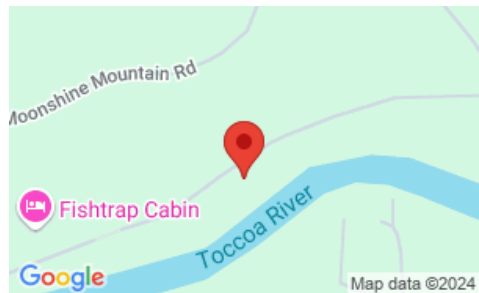
<https://mtnsunriserealty.com>

River's Edge is a 6 BR/5BA fully furnished home with 114' of Toccoa River frontage. It underwent a complete remodel and landscape enhancement in 2020, with interior design provided by Cindy Trimble of Studio Trimble Design, Inc of Blue Ridge, GA. The home has 5643 (+/-) heated and cooled sq...

\$ 2,995,000

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- 6 beds
- 6 baths
- Residential
- Residential
- Active



## BASIC FACTS

**Property ID:** 253081

**Date added:** 10/23/23

**Status:** Active

**Bathrooms:** 6

**Partial Baths:** 1

**Lot size:** 47916 sq ft

**Year built:** 1999

**MLS #:** 329310

**Type:** Residential

**Bedrooms:** 6

**Full Baths:** 5

**Area:** 5643 sq ft

**Acres:** 1.1

## PROPERTY DETAILS

**New Construction:** No

**Architectural Style:** Traditional, Country  
Rustic, Craftsman

**Frontage:** Road

## PROPERTY FEATURES

**Laundry:** Laundry Room, Main Level

**Fencing:** Fenced

**Electric Available:** No

**Cooling:** Yes

**Heating:** Yes

**Fireplace:** Yes

**Garage:** Yes

**Sewer:** Septic Tank

**Exterior Features:** Fire Pit

**Basement:** Finished, Full

**Furnished:** Furnished

**Cooling:** Central Air, Heat Pump

**Heating:** Central, Natural Gas, Gas Logs,  
Ventless Fireplace

**Carport:** No

**Pool:** No

**View:** Year Round, Pasture, River



**Waterfront:** Yes

**Water Source:** Private Well

**Utilities Available:** Cable Available

## LOCATION DETAILS

**Street Number:** 547

**City:** Mineral Bluff

**County:** Fannin

**State:** GA

**Poscode:** 30559

**County/Parish:** Fannin

